

Mary Lou Terrien

From: Becky Goodman <becky@petoskeydowntown.com>
Sent: Wednesday, January 27, 2016 2:01 PM
To: Mary Lou Terrien
Subject: HB5232

I am writing to oppose the suggested changes that would "modernize" PA 169 of 1970. Allowing appeals to be made to elected officials who may or may not have backgrounds in preservation or knowledge regarding preservation standards and may be swayed by popular opinion or even political favoritism would greatly endanger the effectiveness of the district.

In case after case, the creation of historic districts almost always raises the property values (and thereby the tax base) of the district. The reason that the property values go up is because the owners of the buildings in the district know that there is no danger of someone across the street from them doing something inappropriate to their property. Allowing (most) non-historic materials and having sunsets to the district would take away the security that the district will always be attractive and authentic and the property values will not increase.,

Sincerely,

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